

PRICE SHEET

****Prices do NOT include tax. You will need to include sales tax with your budget****

Concrete foundation - \$6.50 per square foot (includes excavation, foundation, and backfill)

Lumber (prices found on www.lowes.com) -

\$20.57 per 2"x8"x16' floor board (for second story floor)

\$3.97 per 2"x4"x8' stud (for 8 foot ceilings)

\$5.19 per 2"x4"x12' stud (for 12 foot ceilings)

\$4.25 per 2"x4"x10' stud (for 10 foot ceilings)

\$6.23 per 2"x4"x14' stud (for 14 foot ceilings)

Refer to the Stud Worksheet for further instructions on how to calculate the number of studs needed.

Sheetrock - \$8.16 per 4'x8' sheet; 1/2" thick (general use)

(AKA drywall) \$9.17 per 4'x8' sheet; 1/4" thick (for curved walls)

\$11.34 per 4'x8' sheet; 1/4" thick (water resistant)

Instructions: Sheetrock must be installed everywhere there is to be a wall and also ceilings. Each room has its own layer of sheet rock since it is one-sided. Sheetrock is attached to the studs by sheetrock screws (included in hardware fees below). The water resistant sheetrock must be installed in bathrooms. Refer to the Sheetrock Worksheet for further instructions.

Stairs - \$3,500 for straight staircase; \$4,000 for straight staircase with intermediate landing; \$5,000 for spiral or curved staircase (prices include flooring for treads and risers 3' wide; for each additional foot in width add \$500)

Refer to the catalogs for the following items:

Doors and Windows –you may also want to consider doing skylights; don't forget the garage door

Flooring – examples include carpet, wood, laminate, tile, stained and sealed concrete

Appliances – stove, refrigerator, dishwasher, air conditioning, water heater

Plumbing – sinks, toilets, bathtubs

Based on the square footage of your house, you will need to factor in the following costs to your budget:

Square Footage	Carpentry/Electrical	Hardware/Tools	Insulation	TOTAL	Labor @ \$30/hr
Up to 2000	\$6,000	\$6,000	\$3,000	\$15,000	\$15,000
2001 - 2500	\$8,000	\$7,000	\$4,000	\$19,000	\$20,000
2501 - 3000	\$10,000	\$8,000	\$5,000	\$23,000	\$25,000
3001 - 3500	\$12,000	\$9,000	\$6,000	\$27,000	\$30,000
3501 - 4000	\$14,000	\$10,000	\$7,000	\$31,000	\$35,000
4001 - 4500	\$16,000	\$11,000	\$8,000	\$35,000	\$40,000
Above 4500	GET A QUOTE→				